

ORDINANCE NO. _____

AN ORDINANCE REZONING AND CHANGING THE ZONING MAP FOR THE PROPERTY LOCATED AT 12809 NORTH FM 620 ROAD FROM COMMUNITY COMMERCIAL-MIXED USE (GR-MU) COMBINING DISTRICT TO COMMERCIAL LIQUOR SALES (CS-1) DISTRICT.

BE IT ORDAINED BY THE CITY COUNCIL OF THE CITY OF AUSTIN:

PART 1. The zoning map established by Section 25-2-191 of the City Code is amended to change the base district from community commercial-mixed use (GR-MU) combining district to commercial liquor sales (CS-1) district on the property described in Zoning Case No. C14-2010-0073, on file at the Planning and Development Review Department, as follows:

A 2,499 square feet of land, more or less, out of Lot 1, Pecan Park II Subdivision, a subdivision in Williamson County, the tracts of land being more particularly described by metes and bounds in Exhibit "A" incorporated into this ordinance,

locally known as 12809 North FM 620 Road, in the City of Austin, Williamson County, Texas, and generally identified in the map attached as Exhibit "B".

PART 2. This ordinance takes effect on _____, 2010.

PASSED AND APPROVED

§
§
§

_____, 2010

Lee Leffingwell
Mayor

APPROVED: _____ **ATTEST:** _____

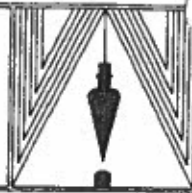
Karen M. Kennard
Acting City Attorney

Shirley A. Gentry
City Clerk

Exhibit A



WATSON SURVEYING
9501 CAPITAL OF TEXAS HWY.
SUITE 303 AUSTIN, TX 78759
346-8566 FAX 346-8568



FIELD NOTES FOR 2499 SQUARE FEET OF LAND, OUT OF LOT 1, PECAN PARK II, A SUBDIVISION RECORDED IN CABINET T, SLIDES 205-208, PLAT RECORDS OF WILLIAMSON COUNTY, TEXAS, SAID 2499 SQUARE FEET BEING PART OF THE FOOTPRINT OF A BUILDING, AND BEING DESCRIBED BY METES AND BOUNDS AS FOLLOWS:

COMMENCING FOR REFERENCE at a $\frac{1}{2}$ " steel pin with cap found at the southeast corner of said Lot 1, being also an inside corner of Lot 2, PROCEEDING N18°45'56"W 25.22 feet with the east line of said Lot 1 to a computed point on line, PROCEEDING S71°14'04"W 18.07 feet into said Lot 1 to a computed point at the southeast corner of a building, for the southeast corner and POINT OF BEGINNING hereof;

THENCE N18°54'30"W 85.00 feet with the east wall of a building to a computed point at the northeast corner of a building, for the northeast corner hereof;

THENCE S71°05'30"W 29.40 feet with the north wall of a building to a computed point, for northwest corner hereof;

THENCE S18°54'30"E 85.00 feet to a computed point at the south wall of a building, for southwest corner hereof;

THENCE N71°05'30"E 29.40 feet with the south wall of a building to the POINT OF BEGINNING, containing 2499 square feet, more or less.

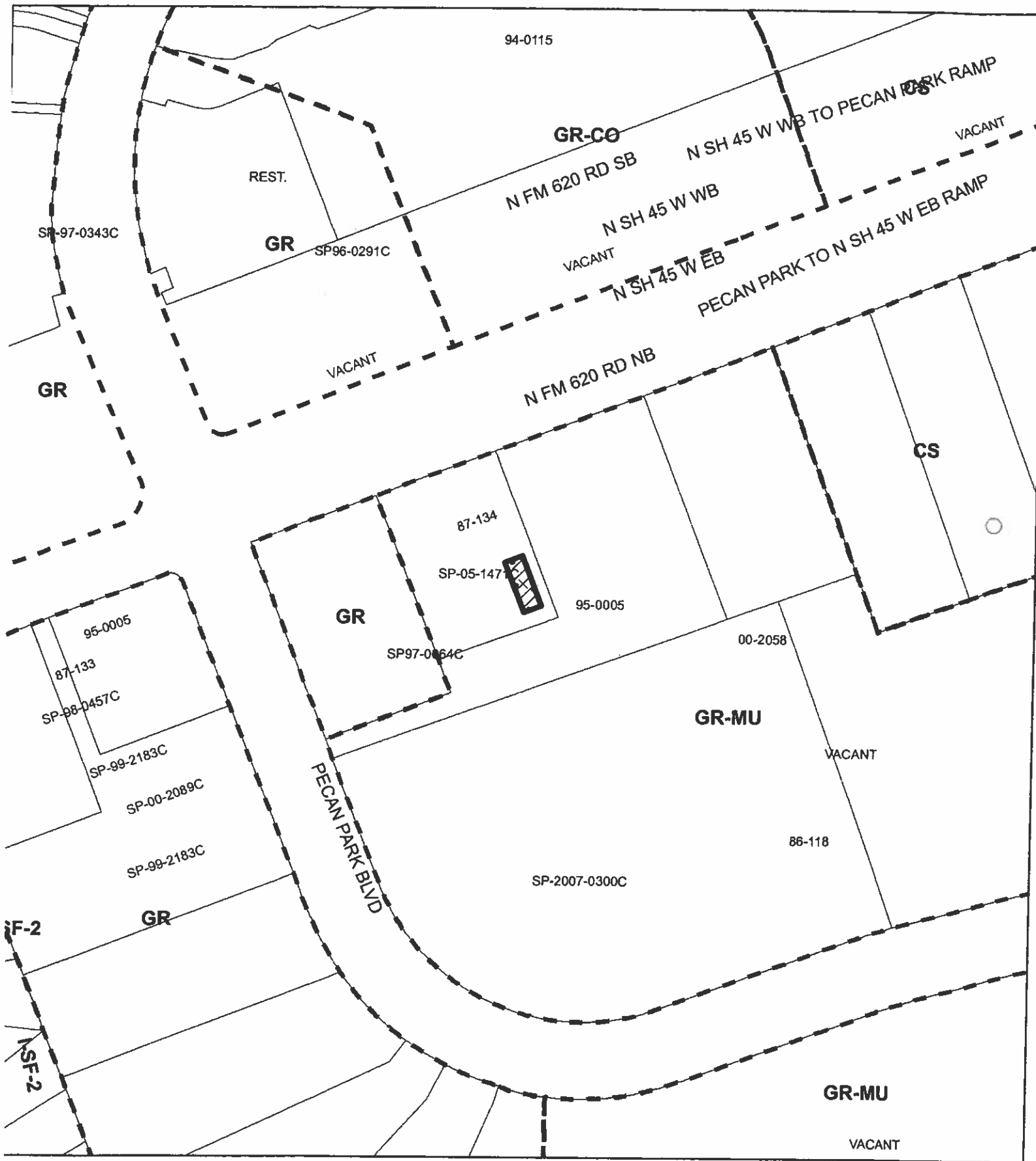
Bearing basis is the east line of said Lot 1




Field notes prepared 1 February 2010 by:

Stuart Watson
Stuart W. Watson, RPLS #4550



SCANNED



-  **SUBJECT TRACT**
-  **ZONING BOUNDARY**
-  **PENDING CASE**

ZONING Exhibit B

ZONING CASE#: C14-2010-0073
ADDRESS: 12809 N FM 620 RD
SUBJECT AREA: 0.057 ACRES
GRID: F39
MANAGER: SHERRI SIRWAITIS



This map has been produced by the Communications Technology Management Dept. on behalf of the Planning Development Review Dept. for the sole purpose of geographic reference. No warranty is made by the City of Austin regarding specific accuracy or completeness.